

**PUBLIC NOTICE
VILLAGE OF SLEEPY HOLLOW**

PLEASE TAKE NOTICE, that the Zoning Board of Appeals of the Village of Sleepy Hollow will hold a public hearing on Wednesday September 18, 2019 at 8:00 PM in the Municipal Building, 28 Beekman Avenue, Sleepy Hollow, New York to hear and consider the application by Hudson Pines LLC to construct additions, alterations, and conversion of the existing carriage house to a recreation building where the following variances are required:

1. Article VI, 450-34.B.: Applicability of regulations.
Adding to and altering an existing non-conforming building.

Minimum front yard set-back	75.00 ft.
Existing front yard set-back	34.40 ft.
Maximum permitted height	15.00 ft.
Existing height	23.23 ft.

2. Article VII, 450-40.E. (2) (a): Coverage and open space.
Location of accessory uses in residence districts.

Minimum front yard set-back	75.00 ft.
Existing front yard set-back	33.40 ft.
Proposed front yard set-back	33.40 ft.

3. Article VII, 450-40.E. (2) (c): Coverage and open space.
Location of accessory uses in residence districts.

Maximum permitted height	15.00 ft.
Existing height	23.23 ft.
Proposed height	32.18 ft.

The property involved in the application is located at 180 Bedford Road, is situated in the R-1 zoning district, and is shown on Town tax assessment maps as Section 111.17, Block 1, Lot 2.1.

A copy of the application and proposal is available for review at the Department of Architecture, Land Use Development, Buildings and Building Compliance during normal business hours. All people are entitled to attend and be heard at this Public Hearing. Village Hall is accessible to the handicapped.

By Order of the Zoning Board of Appeals
Village of Sleepy Hollow